

PROPERTY LOCATION

No	Alt No	Direction/Street/City
8-10		AVON PL, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:
Owner 1:	GNEWUCH CHRISTINA & SCOT C		
Owner 2:			
Owner 3:			
Street 1:	10 AVON PLACE		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	GNEWUCH CHRISTINA & SCOT C -		
Owner 2:	-		
Street 1:	10 AVON PLACE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Crtry:	U
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 6,790 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1890, having primarily Wood Shingle Exterior and 3400 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 12 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B1	NEIGH OFFI	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.15588	Total SF/SM:	6790	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON		Total:	498,962	Spl Credit		Total:	499,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	6790.000	598,900	5,500	499,000	1,103,400
Total Card	0.156	598,900	5,500	499,000	1,103,400
Total Parcel	0.156	598,900	5,500	499,000	1,103,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:		324.53	/Parcel: 324.5

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	598,800	5500	6,790.	499,000	1,103,300	1,103,300	Year End Roll	12/18/2019
2019	104	FV	458,400	5500	6,790.	530,100	994,000	994,000	Year End Roll	1/3/2019
2018	104	FV	457,500	5500	6,790.	386,700	849,700	849,700	Year End Roll	12/20/2017
2017	104	FV	428,500	5500	6,790.	336,800	770,800	770,800	Year End Roll	1/3/2017
2016	104	FV	428,500	5500	6,790.	286,900	720,900	720,900	Year End	1/4/2016
2015	104	FV	380,600	5500	6,790.	280,700	666,800	666,800	Year End Roll	12/11/2014
2014	104	FV	380,600	5500	6,790.	230,800	616,900	616,900	Year End Roll	12/16/2013
2013	104	FV	396,500	5500	6,790.	219,500	621,500	621,500		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/18/2017	MEAS&NOTICE	KB	Kevin B
4/16/2013	Info Fm Prmt	EMK	Ellen K
5/4/2009	Entry Denied	372	PATRIOT
5/1/2002	Permit Visit	PM	Peter M
10/18/2001	Inspected	PM	Peter M
9/28/1999	Mailer Sent		
9/28/1999	Measured	243	PATRIOT
8/24/1993		KT	

Sign:
VERIFICATION OF VISIT NOT DATA
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ed	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
962						499,000	
498,962	Spl Credit					Total: 499,000	

apro

Database: AssessPro - FY2021

2021

